

019.0

0001

0011.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

1,373,500 / 1,373,500

USE VALUE: 1,373,500 / 1,373,500

ASSESSED: 1,373,500 / 1,373,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
22		SHERATON PK, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: PURCELL DANIEL A & ROBIN/TRS	
Owner 2: THE PURCELL TRUST	
Owner 3:	

Street 1: 22 SHERATON PARK

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: PURCELL DANIEL A & ROBIN -

Owner 2: -

Street 1: 22 SHERATON PARK

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 13,310 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1940, having primarily Wood Shingle Exterior and 2674 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		13310		Sq. Ft.	Site		0	85.	0.80	2			View	30					905,323						905,300	

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size			Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							13310.000			467,100		1,100		905,300		1,373,500							
Total Card							0.306			467,100		1,100		905,300		1,373,500		Entered Lot Size					
Total Parcel							0.306			467,100		1,100		905,300		1,373,500		Total Land:					
Source: Market Adj Cost														Total Value per SQ unit /Card:		513.65		Land Unit Type:					

PREVIOUS ASSESSMENT

Parcel ID										
019.0-0001-0011.A										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	467,100	1100	13,310.	905,300	1,373,500	1,373,500	Year End Roll	12/18/2019
2019	101	FV	354,500	1100	13,310.	991,400	1,347,000	1,347,000	Year End Roll	1/3/2019
2018	101	FV	354,500	1100	13,310.	630,900	986,500	986,500	Year End Roll	12/20/2017
2017	101	FV	354,500	1100	13,310.	576,800	932,400	932,400	Year End Roll	1/3/2017
2016	101	FV	354,500	1100	13,310.	468,600	824,200	824,200	Year End	1/4/2016
2015	101	FV	346,400	1200	13,310.	468,600	816,200	816,200	Year End Roll	12/11/2014
2014	101	FV	346,400	1200	13,310.	427,200	774,800	774,800	Year End Roll	12/16/2013
2013	101	FV	346,400	1200	13,310.	406,500	754,100	754,100		12/13/2012

Parcel ID 019.0-0001-0011.A

!1608!

PRINT

Date Time

12/10/20 17:11:07

LAST REV

Date Time

10/24/19 15:24:39

apro

1608

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
PURCELL DANIEL	1334-89		3/15/2007	Family		10	No	No	
	1023-63		12/1/1986		425,000	No	No	Y	

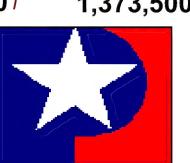
BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/8/2001	138	Redo Bat	12,000	C				REMODEL BATHS
11/3/2000	894	Addition	79,000	C				7X7 ADDITION-REM K

ACTIVITY INFORMATION

Date	Result	By	Name
12/1/2017	TTL REFUSAL	BS	Barbara S
2/7/2009	Meas/Inspect	197	PATRIOT
10/30/1999	Inspected	267	PATRIOT
9/28/1999	Mailer Sent		
9/28/1999	Measured	263	PATRIOT
8/23/1993		KT	

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____



INTERIOR INFORMATION

Avg Ht/FL:	STD		Phys Con
Prim Int Wall:	2	- Plaster	Function
Sec Int Wall:			Econom
Partition:	T	- Typical	Spec
Prim Floors:	3	- Hardwood	Overrid
Sec Floors:	4	- Carpet	25 %
Bsmnt Flr:	12	- Concrete	CALC S
Subfloor:			Bas
Bsmnt Gar:	2		C
Electric:	3	- Typical	A
Insulation:	2	- Typical	Other
Int vs Ext:	S		Grad
Heat Fuel:	2	- Gas	
Heat Type:	1	- Forced H/Air	NE
# Heat Sys:	1		LL
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	Deprecia

MOBILE HOME

Make: _____ Model: _____ Serial #: _____ Year: _____ Color: _____

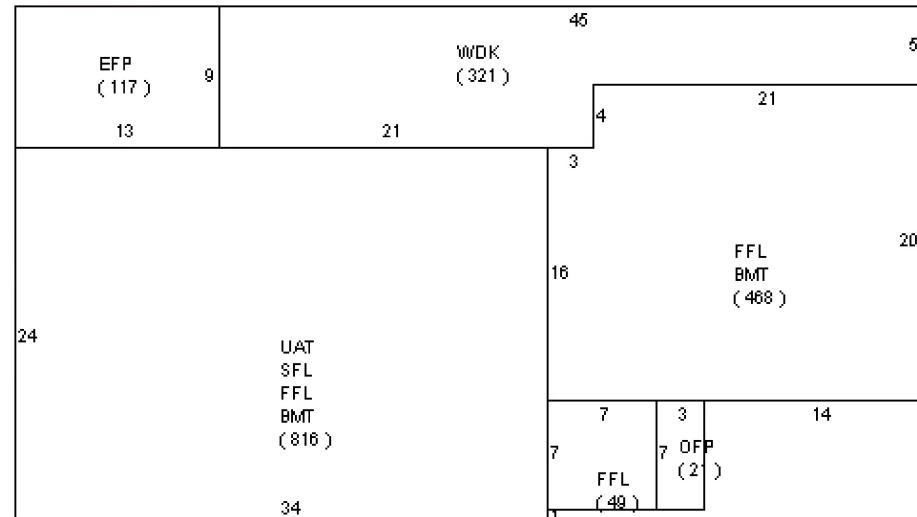
SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
14	Open Porch	D	Y	136		A	AV	1980	44.00	T	31.2	101			1,100			1,100

PARCEL ID 019.0-0001-0011.



SKETCH



SUB AREA

Sub Area					Sub Area Detail					
Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
FFL	First Floor	1,333	142.380	189,798	BMT	100	RRM	25	C	
BMT	Basement	1,284	49.660	63,759	UAT	100	FLA	100	F	
SFL	Second Floor	816	142.380	116,186						
WDK	Deck	321	9.120	2,927						
UAT	Upper Attic	204	79.740	16,266						
EFP	Enclos Porch	117	50.520	5,910						
OFP	Open Porch	21	44.020	924						
Net Sketched Area:			4,096	Total:	395,770					
Size Ad	2149	Gross Are	4708	FinArea	2674					

SUB AREA DETAIL

AssessPro Patriot Properties, Inc.

IMAGE

More: N

Total Yard Items: 1.100

1.100

Total Special Features:

Total: 1.1

11